

Jan: The current counteroffer reads in part:

2. 80% of the \$340,000 is \$272,000 to be due by 10/01/2010. Monthly payments of \$1825.79.

I agree with the first statement, **NOT** with the second statement. Jan, I am **not amortizing** the \$272,000 over any length of time - if I were, then the principal would decrease each month. What I am doing is paying INTEREST ONLY (at annual rate of 5%) on the Principal. This comes out (for the \$340,000 principal) to a monthly payment of **\$1,416.67**

Similarly, in paragraph 3 I will be paying INTEREST ONLY on the balance of \$68,000, so monthly payments will be **\$283.33**

Summary: I want balloon payments, not amortizing payments.

The offer should clearly state Seller will pay Interest Only on the UNPAID PRINCIPAL; early payments against Principal are not penalized.

[also, of course please fix the typo in paragraph 1]

Thanks,

- Bonnie Nolan

6/1/2009 3:52 PM